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4 BILL NO. Z-72-09-23

5 ZONING ORDINANCE NO. Z- Last

6 AN ORDINANCE amending the City of Fort  
7 Wayne Zoning Map No. HH-4

8 BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF  
9 FORT WAYNE, INDIANA:

10 SECTION 1. That the area described as follows is hereby  
11 designated a B1B District under the terms of Chapter 36, Municipal  
12 Code of the City of Fort Wayne, Indiana, 1946, as amended by  
13 General Ordinance No. 2836 and amendments thereof; and the symbols  
14 of the City of Fort Wayne Zoning Map No. HH-4 referred to therein,  
15 established by Section 9, Article III of said Chapter as amended,  
16 are hereby changed accordingly, to-wit:

17 Lots # 31,32, & 33 of Country Club Hills  
18 Addition, located on the north side of  
19 Northridge Road, south of U.S. #24 and  
20 west of Bellaire Drive.

21 SECTION 2. This Ordinance shall be in full force and  
22 effect from and after its passage and approval by the Mayor and  
23 legal publication thereof.

24 Eugene Kraus Jr.  
25 Councilman

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APPROVED AS TO FORM  
AND LEGALITY

John H. Legan  
John H. Legan  
CITY ATTORNEY

Read the first time in full and on motion by Kraus seconded by Stier and duly adopted, read the second time by title and referred to the Committee on Regulations (and to the City Plan Commission for recommendation) (and Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne, Indiana, on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_\_, at \_\_\_\_\_ o'clock P.M., E.S.T.

Date: 9-26-72

Charles W. Peterson  
CITY CLERK

Read the third time in full and on motion by Kraus seconded by Kenja and duly adopted, placed on its passage.

Passed (LOST) by the following vote:

AYES 6, NAYS 3, ABSTAINED \_\_\_\_\_, ABSENT \_\_\_\_\_ to-wit:

Burns	<u>✓</u>	_____	_____	_____
Hinga	<u>✓</u>	_____	_____	_____
Kraus	_____	<u>✓</u>	_____	_____
Nuckols	<u>✓</u>	_____	_____	_____
Moses	<u>✓</u>	_____	_____	_____
Schmidt, D.	<u>✓</u>	_____	_____	_____
Schmidt, V.	_____	<u>✓</u>	_____	_____
Stier	_____	<u>✓</u>	_____	_____
Talarico	<u>✓</u>	_____	_____	_____

Date 11-14-72

CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana as (Zoning Map) (General) (Annexation) (Special) (Appropriation) Ordinance (Resolution) No. \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_\_.

ATTEST: (SEAL)

CITY CLERK

PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_\_-at the hour of \_\_\_\_\_ o'clock \_\_\_\_\_ M., E.S.T.

CITY CLERK

Approved and signed by me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_\_-at the hour of \_\_\_\_\_ o'clock \_\_\_\_\_ m., E.S.T.

MAYOR

RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on September 26, 1972, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-72-09-23; and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and,

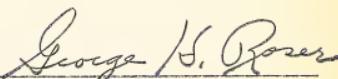
WHEREAS, the City Plan Commission conducted a public hearing on such proposed ordinance on October 16, 1972;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance DO NOT PASS for the reasons that no need has been shown for the Land Use Plan to be amended, the amendment will not be in the best interest of and benefit to the area involved and of and to the City, and the amendment will be detrimental to and conflicts with the overall City Plan; and,

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting.

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held October 30, 1972.

Certified and signed this  
31st day of October, 1972.

  
\_\_\_\_\_  
George H. Roser  
Secretary

Bill No. Z-72-09-23

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance amending the City of Fort Wayne Zoning Map No. HH-4

have had said Ordinance under consideration and beg leave to report back to the Common  
Council that said Ordinance Do PASS.

Eugene Kraus, Jr. - Chairman

James S. Stier = Vice-Chairman

William T. Hinga

Paul M. Burns

Vivian G. Schmidt

CONCURRED IN  
DATE 1-14-72 CHARLES W. WESTERMAN, CITY CLERK

## RECEIPT

GENERAL FUND

FT. WAYNE, IND.,

July 26 1972

Nº 149

RECEIVED FROM

Terrence D. Clark \$ 5.00

THE SUM OF

Fifty dollars 100 DOLLARS

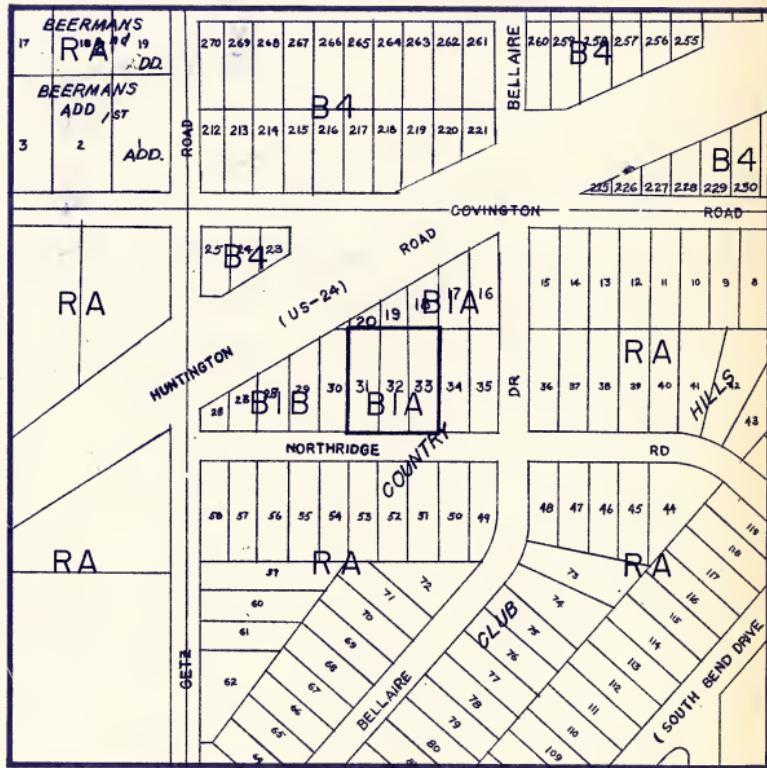
ON ACCOUNT OF

Lots 3132, 33, County Club Hills

Elton

John Steele

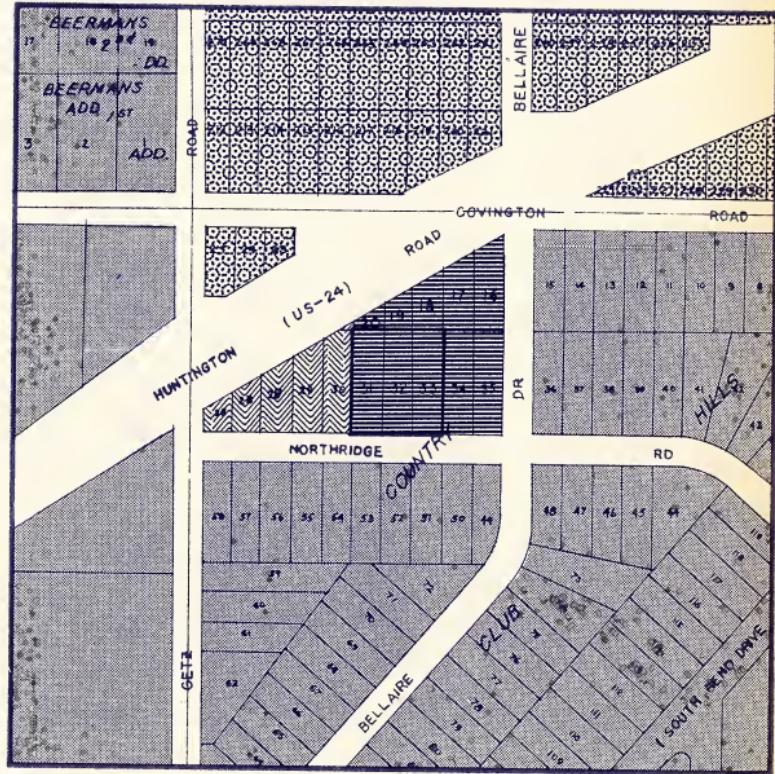
AUTHORIZED SIGNATURE



C CHANGE FROM BIA TO BIB

Lots 31, 32 and 33 Country Club Hills Addition to the City of Fort Wayne,  
Allen County, Indiana.

Z-72-09-23



## EXISTING LAND USE MAP



LIMITED BUSINESS "A"



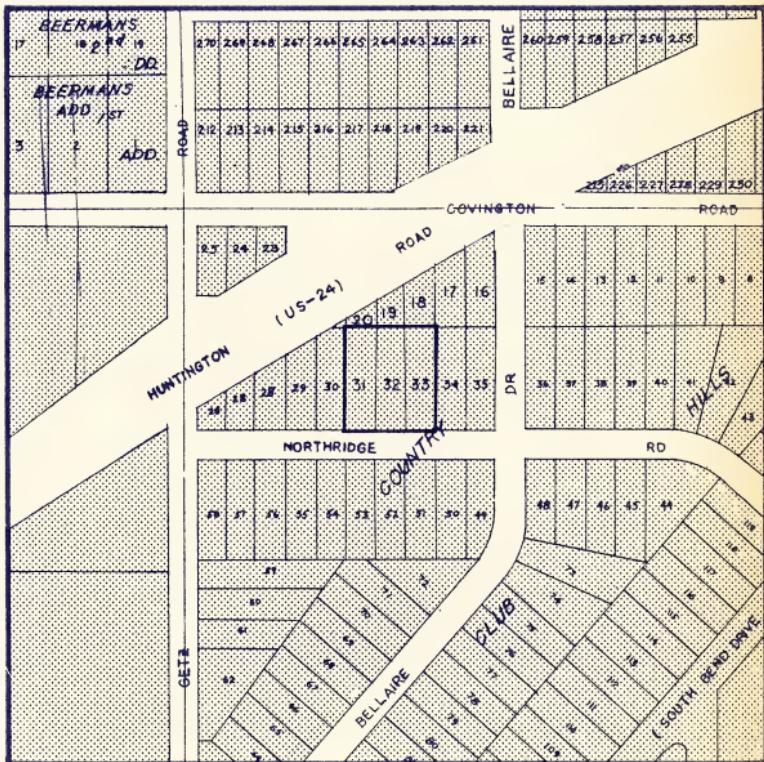
ROADSIDE BUSINESS



RESIDENTIAL



LIMITED BUSINESS "B"



# PROPOSED LAND USE MAP



## LOW DENSITY RESIDENTIAL

Z-75-09-23

## PETITION FOR ZONING ORDINANCE AMENDMENT

TO: COMMON COUNCIL OF THE  
CITY OF FORT WAYNE, INDIANA

No. \_\_\_\_\_

DATE FILED: \_\_\_\_\_

INTENDED USE: \_\_\_\_\_

I/We JEROME W. CLER and BARBARA CLER, husband and wife,  
Applicant's Name or NamesDo hereby petition your Honorable Body to amend the Zoning Map of Fort Wayne, Indiana by  
reclassifying from an B-1-A  
District to a B-1-B District the property described  
as follows:Lots 31, 32 and 33 Country Club Hills Addition to the City of Fort Wayne, Allen County,  
Indiana.

## General Description (Prepared by Planning Staff)

Lots # 31, 32, & 33 of Country Club Hills Addition, located on the north side  
of Northridge Road, south of U. S. # 24 and west of Bellaire Drive

## Legal Description

Legal Description Checked by (City Engineer)

Marshall Souers Sept 6, 1972For Ron BonaThe Undersigned applicant (s) upon the execution and submission of this application and petition  
for zoning ordinance amendment, understands and agrees that:

All requests for continuances or requests that ordinances be taken under advisement  
shall be filed in writing in the Office of the City Plan Commission by noon on the Wednesday  
preceding the meeting of the City Plan Commission at which the ordinance is to be considered.  
If the request for a continuance or for the ordinance to be taken under advisement is filed  
within the required time, the head of the Plan Commission staff shall not put the matter on  
the agenda for the meeting at which it was to be considered. Also, in the event, a request is  
filed for continuance or delay in the consideration of an ordinance, it shall be the obligation  
of the petitioner to notify the same property owners which the Plan Commission had notified by  
mail that the hearing has been postponed or rescheduled and informing him of the time and  
place of the next meeting at which the proposed ordinance will be considered. In the event the  
time and place of the meeting is not known at the time that the request for continuance is  
filed, it shall be the duty of the petitioner to notify all persons notified by the Plan  
Commission Office when the time and place of hearing is determined.

I/We hereby certify that as the undersigned, I am / We are the owner (s) of fifty-one  
percentum or more of the property described in this petition.Marshall D. Souers

Marshall D. Souers

Alice J. Souers

Alice J. Souers

2121 Florida Drive

Fort Wayne, Indiana

This petition for zoning ordinance amendment prepared by:

Clifford E. Simon, Jr.

Name

2400 Fort Wayne National Bank

Bldg. Address

Fort Wayne, Indiana 46802

A.C. 219/743-8123

Telephone Number

City Plan Commission - One Main Street - City-County Building - Fort Wayne, Indiana - 423-7571

CITY PLAN COMMISSION  
City-County Building  
One Main Street  
Fort Wayne, Indiana

September 11, 1972

Mr. Ralph Blume  
344 Utility Building  
Fort Wayne, Indiana 46802

Dear Ralph:

The forwarding of this petition to rezone was delayed because of the existing requirement for a thorough check of the description by the City Engineering Department.

We received this petition on July 26, 1972.

It would be appreciated if this petition could be assigned a Bill Number in the order that the request came to us.

Sincerely,

CITY PLAN COMMISSION

*Roger L. Smith*  
Roger L. Smith  
Draftsman

RLS:pr

## ORDINANCE CHECK-OFF SHEET

## INFORMATION REGARDING ORDINANCE

## CONTENTS OF ORDINANCE

BILL NO. 2-72-09-23	
ORDINANCE NO.	
<input checked="" type="checkbox"/> REGULAR SESSION	
	SPECIAL SESSION
APPROVED AS TO FORM AND LEGALITY	<i>J. Legas</i>
BILL WRITTEN BY	
<input checked="" type="checkbox"/> DATE INTRODUCED	9-26-72
REFERRED TO SAID STANDING COMMITTEE	<i>Forms Regulations</i>
REFERRED TO CITY PLAN	<i>Returned 11-1-72 9-26-72</i>
LEGAL PUBLIC HEARING	
<input checked="" type="checkbox"/> LEGAL PUBLICATION	<i>after passage</i>
JOINT HEARING	
DEPARTMENT HEARING	
HOLD FILE	
PASS	
<input checked="" type="checkbox"/> DO NOT PASS	
WITHDRAWN	
SUSPENSION OF RULES	
PRIOR APPROVAL	
ORDINANCE TAKEN OUT OF OFFICE	
OTHER INSTRUCTIONS REGARDING ORDINANCE	
CORRECTIONS MADE TO ORDINANCE	
PEOPLE SPEAKING FOR ORDINANCE	
PEOPLE SPEAKING AGAINST ORDINANCE	

<input checked="" type="checkbox"/> COMMITTEE SHEET
<input checked="" type="checkbox"/> VOTE SHEET
PURCHASE ORDERS
BIDS
ORDERS, BIDS OR OTHER PAPERS TAKEN OUT AND BY WHOM
LETTER REQUESTING ORDINANCE DRAWN UP BY CITY ATTORNEY
COMMUNICATIONS FROM <i>City Clerk</i> <i>Resolution of zoning Ord. Planning Zoning W. Ord.</i>
<input checked="" type="checkbox"/> ZONING MAPS
ABSTRACTS
TITLES <i>Petitions</i>
PRIOR APPROVAL LETTER

## COUNCILMAN'S VOTE

	AYES	NAYS	ABSENT
BURNS	<input checked="" type="checkbox"/>		
HINCA	<input checked="" type="checkbox"/>		
KRAUS		<input checked="" type="checkbox"/>	
MOSES	<input checked="" type="checkbox"/>		
NUCKOLS	<input checked="" type="checkbox"/>		
D. SCHMIDT	<input checked="" type="checkbox"/>		
V. SCHMIDT		<input checked="" type="checkbox"/>	
STIER		<input checked="" type="checkbox"/>	
TALARICO	<input checked="" type="checkbox"/>		

COMMENTS: